

LIVERMORES

THE ESTATE AGENTS

5 Bedrooms

House - Semi-Detached

Price Guide

£625,000

Located in

Dartford



www.livermores.co.uk



9 North Road

Dartford Kent DA1 3NA



GUIDE PRICE £625,000 TO £650,000..... Welcome to this well presented 5 BEDROOM SEMI-DETACHED house located in the incredibly sought after area of WEST DARTFORD. The highlight of this property is undoubtedly the beautifully designed kitchen/diner, perfect for hosting dinner parties or enjoying family meals. There is a large second reception room and a study all to the ground floor plus a utility room and a cloakroom. With 5 generously sized bedrooms and 3 bathrooms, there is no shortage of space for a growing family or those in need of a home office or guest rooms. The property also falls within the catchment area for the prestigious DARTFORD GRAMMAR SCHOOL, making it an ideal choice for families with school-aged children. The property is set over 3 floors the master bedroom is situated on the first floor and has an ensuite shower room with 2 further double bedrooms and a family bathroom. The second floor also has it's own bathroom and 2 bedrooms. Externally there is a rear garden and off road parking for 3/4 cars. Located within three quarters of a mile of Crayford mainline station. VIEWING HIGHLY RECOMMENDED



9 North Road

£625,000 Freehold



- GUIDE PRICE £625,000 TO £650,000
- DARTFORD GRAMMAR SCHOOL CATCHMENT
- 3 BATHROOMS 1 ENSUITE
- STUDY & UTILITY ROOM
- SIMILAR PROPERTIES REQUIRED

- WEST DARTFORD
- 5 BEDROOM SEMI DETACHED HOME
- STUNNING EXTENDED KITCHEN/DINER
- GROUND FLOOR CLOAKROOM
- EPC RATING '' COUNCIL TAX BAND 'E'





Council Tax Band E

Local Authority DARTFORD

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	70	79
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

1 Hythe Street
Dartford
Kent
DA1 1BE

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dartford@livermores.co.uk

01322 228090

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